Name and Address of New Owner:	Send Tax Bills To:	Prepared by:
Howard Palmer 2418 Albion Nashville TN 37208	Same	David W. McMackin 213A Ward Circle, S-104 Brentwood, Tn 37027

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Williamson
The actual consideration or value, whichever is greater for this transfer is $74,000.00

Howard Palmer
Affiant
Subscribed and sworn to before me on 01/10/03.

D. W. McMACKIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires: SEPTEMBER 30, 2006

Notary Public

My Commission Expires:_____

Map & Parcel No.
92-2-422

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Monte D. Watkins (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Howard Palmer (herein called "Grantees"), the real property situated in Davidson, State of Tennessee, described as follows:

SEE EXHIBIT A

The above legal description is identical to the previous description of record.

This is improved property located at 2418 Albion Nashville TN 37208

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that he/she/they is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for unpaid real estate taxes.

GRANTOR further covenants and bind herself/himself/thyself and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/heartier heirs and assigns, against the lawful claims of all persons.

Davidson County DEEDWARR
Recvd: 02/07/03 15:12 3pgs
Fees:18.00 Taxes:273.80
20030207-0017536

WITNESS my hand on 01/10/03.

Monte D. Watkins

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ WILLIAMSON

Before me, the undersigned authority, a Notary Public in and for said County and State, personally appeared Monte D. Watkins, with whom I am personally acquainted, or proven to me on the basis of satisfactory evidence, and who executed the foregoing instrument for the purposes therein contained.

In witness whereof, I have hereunto set my hand and seal this 01/10/03

WITNESS my hand and official seal at Nashville, Tennessee, this 01/10/03

Notary Public

My commission expires: _____

D. W. McMACKIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY TENN.
My Commission Expires: SEPTEMBER 30, 2006

Land in Davidson County, Tennessee, being Lot No. 161 in Block No. 6 according to Plan of Subdivision of the Hefferman Plan, recorded in Book 161, page 138, Register's Office for Davidson County, Tennessee.

Said Lot No. 161 fronts 50 feet on the north side of Albion Street and extends back northwardly between parallel lines 140 feet to an alley 15 feet wide.

Included in the above description, but expressly excluded there from is that portion of the property conveyed to Lillian Trimble, by deed from Don W. Vantrease and Thomas N. Gray of record in Book 8444, page 506, said Register's Office, described as follows:

Being part of the Lot No. 161 in Block 8 on the Plan of Subdivision of the Hefferman Plan, recorded in Book 161, page 138, Register's Office for Davidson County, more particularly described as follows:

Beginning at a point in the southern boundary of a 15 foot alley, the common corner of Lots 161 and 160 of Block 8 of the above named subdivision; thence northerly parallel to the line between the said lots 37.0 feet; thence easterly at a right angle to said line 14.0 feet to a point; thence northerly parallel to the line between the said lots 37.0 feet to the southern boundary of the alley, thence with the boundary of the alley westerly to the beginning, containing 518 square feet.

Being the same property conveyed to Monte Watkins, unmarried, by deed from Thomas N. Agray and Don W. Vantrease, of record in Book 8644, page 389, as re-recorded in Book 8793, page 593, Register's Office for Davidson County, Tennessee.

(PALMER, HOWARD.PFD/02B-7073-D/15)